

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT General Services Agency	(2) MEETING DATE 1/8/2013	(3) CONTACT/PHONE Janette Pell, General Services Agency, Director 805/781-5200	
(4) SUBJECT Request to accept bid results and award a construction contract with Raminha Construction Inc. in the amount of \$278,000 for construction improvements at Norma Rose Park, 2491 South Ocean Avenue, Cayucos. District 2.			
(5) RECOMMENDED ACTION It is recommended that the Board: <ol style="list-style-type: none"> 1. Accept the results of the November 6, 2012 bid opening for the Parks - Cayucos - Design/Develop Norma Rose Park – 300032, 2. Award a construction contract to Raminha Construction Inc. Atascadero, CA. in the amount of \$278,000, and 3. Instruct the Chairperson to sign the Contract upon receipt of all insurance and bond documents. 			
(6) FUNDING SOURCE(S) Parks – Public Facility Fees: \$600,000	(7) CURRENT YEAR FINANCIAL IMPACT Construction Bid: \$278,000 Construction Estimate: \$280,000 Total Project Budget: \$600,000	(8) ANNUAL FINANCIAL IMPACT \$0	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business (Time Est. _____)			
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) NA		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: NA <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP Attached	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input type="checkbox"/> N/A Date 05/07/02, 06/07/05, 04/03/07, 08/24/10, 11/06/12	
(17) ADMINISTRATIVE OFFICE REVIEW <i>Nikki J. Schmidt</i>			
(18) SUPERVISOR DISTRICT(S) District 2 -			

County of San Luis Obispo



TO: Board of Supervisors

FROM: General Services / Janette Pell, General Services Agency, Director
805/781-5200

DATE: 1/8/2013

SUBJECT: Request to accept bid results and award a construction contract with Raminha Construction Inc. in the amount of \$278,000 for construction improvements at Norma Rose Park, 2491 South Ocean Avenue, Cayucos. District 2.

RECOMMENDATION

It is recommended that the Board:

1. General Services Agency requests the Boards acceptance of the results of the November 6, 2012 bid opening for the Parks - Cayucos - Design/Develop Norma Rose Park – 300032,
2. Award a construction contract to Raminha Construction Inc. Atascadero, CA. in the amount of \$278,000, and
3. Instruct the Chairperson to sign the Contract upon receipt of all insurance and bond documents.

DISCUSSION

The General Services Agency and County Parks is requesting that the Board accept all bids received on November 6, 2012 from eleven contractors and award a construction contract to Raminha Construction Inc. of Atascadero, CA. in the amount of \$278,000 for construction of the Norma Rose Park improvements. Raminha Construction presented the lowest bid that included a base bid with six alternates. Because the bid came in lower than the estimate, the construction contract will include the base bid and all alternates. The current project will include improvements to site access, parking, curb/gutter and drainage. The remaining work (skatepark, basketball court, landscapes and playground) will be completed in the future as funding allows and as volunteer assistance and/or operational funding is located. The construction scope of this phase will not require significant operating funds or involvement from volunteer groups

In 2004, the County Planning Commission approved (Resolution 2004-23) a Park Master Plan for a community park located in Cayucos. The park was later named Norma Rose Park. The Park Master Plan approved by the Planning Commission included: a children's playground, a full basketball court, a 10,000-square foot skate park, a 200-square foot restroom, 36 parking spaces, benches, picnic tables, trash receptacles, open multi-use areas, landscaping, and drainage improvements on a 1.5 acre site. The initial scope of the project was budgeted with \$200,000 Parks - Public Facility Fees (PPFF) and in FY 2002-03 the project was augmented by an additional \$400,000 of PPFF funds for a total project budget of \$600,000.

In 2008 County Parks received a "Substantial Conformity Ruling" that allowed a temporary 3,200 to 5,000 square foot unleashed dog area be allowed until Norma Rose Park is developed with a permanent 5,000 to 7,000 square foot unleashed dog area be allowed at the time of park development. In 2009 a 5,000 square foot unleashed dog area (Norma Rose Dog Park) was constructed by a volunteer group and is maintained through an Adopt A Park Agreement. In 2010 the 200 square foot ADA compliant, self-contained waterless restroom was delivered and installed. This phase of the project also included the associated site work including concrete slab. With the installation of the bathroom and the dog park the Coastal Land Use permit was vested.

OTHER AGENCY INVOLVEMENT/IMPACT

County Parks initiated the project through the Park Master planning process. County Planning and Building reviewed and approved the Coastal Permit and provided environmental review. Public Works Department has reviewed and approved the final plans as they impact the adjacent roadway. Local advisory councils and user groups have provided input on the scope and design of the facilities.

FINANCIAL CONSIDERATIONS

The initial budget was established during the FY 2001-02 budget process in the amount of \$200,000 from Parks – Public Facility Fees (PPFF). The project was augmented during the FY 2002-03 budget process with the additional amount of \$400,000 of PPFF. The total PPFF funding is currently \$600,000.

EXPENDITURES	ADJUSTED BUDGET	EXPENDITURES THRU 11/31/12	FUNDS AVAILABLE
Project Administration	\$121,879	\$104,622	\$17,257
Professional Services	\$119,361	\$119,361	\$ 0
Construction Contract	\$329,411	\$51,411	\$278,000
Contingency (10%)	\$27,800	\$0	\$27,800
Misc. Expenses (Permit, PW Fees)	\$1,549	\$1,549	\$ 0
TOTAL EXPENDITURES	\$600,000	\$276,943	\$323,057

Initial budget costs were based on preliminary programming (park planning and administration are included in the Project Administration costs), design of amenities for the entire park including skate park, roadway improvements, parking, basketball court, children's playground, purchase and installation of a waterless toilet, and required site work. Adjusted budget includes costs to address roadway improvements required by the Department of Public Works. These improvements are necessary to provide safe, ADA compliant entry to the park. However, the adjusted budget does not include adequate funding for recreational amenities such as the skatepark, basketball court, landscaping or playground whose costs are substantially more than first estimated.

RESULTS

The acceptance of all bids and the award of a construction contract will enable additional components to the Norma Rose Park project at 2491 South Ocean Avenue, Cayucos, CA, to be completed. This will provide improved access and parking to the existing off leash dog play area, restrooms and the immediate area. Completion of full scope of the park project will help provide a livable community by providing access to needed public recreation.

ATTACHMENTS

1. Vicinity Map
2. Bid Results